



TOWN OF FISHKILL
Offices of Municipal Development
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PLANNING BOARD MEETING AGENDA FOR MAY 11, 2006

The Planning Board Meeting will be held on Thursday, May 11, 2006 at 7:00 p.m. until 11:00 p.m. in the Town Meeting Room, 807 Route 52, Fishkill, New York. Agenda items that are not reviewed by 11:00 p.m. will be placed on the next Planning Board Meeting Agenda.

MEETING MINUTES:

Board to review and adopt the April 27, 2006 Planning Board Meeting Minutes.

NEW SUBMITTALS:

1. **Crossroads of Fishkill - Site Development Plan and Special Use Permit** - Applicant seeks approval for the construction of four (4) buildings = 48,890 S.F., consisting of 15 retail shops, a coffee shop with drive-thru, a restaurant, a bank with drive-thru lanes and associated site improvements. The parcel for this proposal is located on the east side of U.S. Route 9, between Snook Road and Van Wyck Lake Road, in the GB (General Business) and R-40 Zoning Districts and consists of 10.47 acres. Refer application to the Town Engineer, Town Municipal Development Director, Town Planning Consultant, Town Planning Board Attorney, Town Building Inspector, Town Environmental Advisory Board, Dutchess County Department of Planning & Development, New York State Thruway Authority, New York State Department of Transportation and the Rombout Fire District.

PUBLIC HEARING:

1. At 7:30 p.m. or as soon thereafter as possible - **JCN Properties, LLC - Amended Site Development Plan** - Applicant seeks Site Development Plan approval for the legalization of as-built conditions. The parcel for this proposal is located at 1542 Route 52, in the GB (General Business) Zoning District and consists of 1.86 acres.

REVIEWS:

1. **Stadium Plaza (f.k.a. Waterfront at Fishkill Phase VIA Retail Parcel) - Subdivision** - Board to review Resolution of Preliminary and Final Approval.
2. **McDonald's Restaurant - Amended Site Development Plan** - continuation of project review.
3. **Oasis Ministries - Amended Site Development Plan & Special Use Permit** - continuation of project review.

REVIEWS (continued):

4. **Quality Inn Hotel - Site Development Plan and Special Use Permit** - Board to review Resolution of Approval for Clearing and Grading.

SITE VISITS:

Board to discuss the scheduling of site visits to projects that have received a Final Certificate of Occupancy within the last year.